

EASEMENT

THIS INDENTURE, made this 28<sup>TH</sup> day of FEBRUARY, 19 63

by and between THE 8133 MAGNOLIA CORP., a California corporation, and ERNEST F. COLE and JENNIE M. COLE, husband and wife, as all of their respective interests appear of record,

part 1es of the first part, and the CITY OF RIVERSIDE, a municipal corporation of the State of California, the party of the second part.

WITNESSETH:

THAT for a valuable consideration, receipt whereof is hereby acknowledged, said part 1es of the first part do \_\_\_ by these presents grant unto the said party of the second part, its successors and assigns, **an easement and right of way** for the construction, maintenance, operation, inspection, repair, replacement, and removal of electric lines and cables, including such additional lines as said grantee may from time to time in the future require, upon and by means of one line of poles, with supporting structures, crossarms, wires, anchors, fixtures, and appurtenances, for the transmission of electric energy for any and all purposes for which the same may be used, and communication purposes upon, over, and across that certain real property situated in the County of Riverside, State of California, described as follows:

A portion of Lot 14, Block 15 of the lands of the Riverside Land and Irrigating Company, per map on file in Book 1, page 70 of Maps, Records of San Bernardino County, California, described as follows, using the southeasterly line of Oak Manor No. 6 per map on file in Book 34, page 92 of Maps, Records of Riverside County, California, taken as N56°00'E:

Beginning at the most southerly corner of Lot 59 of Canterbury Road Tract, per map on file in Book 26, pages 1 and 2 of Maps, Records of Riverside County, California;

Thence N33°58'W (recorded N33°58'30"W), 166.28 feet, along the southwesterly boundary of said Canterbury Road Tract to the northwesterly line of said Lot 14;

Thence S55°00'W, 5.00 feet, along said northwesterly line of Lot 14;

Thence S33°58'E, 166.28 feet to a point in the southwesterly prolongation of the southeasterly line of said Lot 59 of Canterbury Road Tract;

Thence S55°02'W, 5.00 feet, along said southwesterly prolongation;

Thence S33°58'E, 494.90 feet to the existing northwesterly line of Magnolia Avenue;

Thence N55°58'34"W, 10.00 feet, along said northwesterly line of Magnolia Avenue;

Thence N33°58'W, 494.00 feet, to the point of beginning.

TOGETHER WITH the right of entry upon said premises over and across which said **easement and right of way** is granted, for the purposes of

installing, maintaining and repairing said poles, lines, wires and equipment; provided, however, that the grantors reserve the right to use and enjoy the land over which said easement and right of way is granted, for any purpose and in any manner which does not interfere with or impair the right of the grantee to use the said easement and right of way.

IN WITNESS WHEREOF the said part ies of the first part have hereunto executed the within instrument the day and year first above written.

**THE 8133 MAGNOLIA CORP., a California corporation**

RECORDED MAR 1, 1963

BOOK 3334 PAGE 34

OFFICIAL RECORDS, RIV. CO.

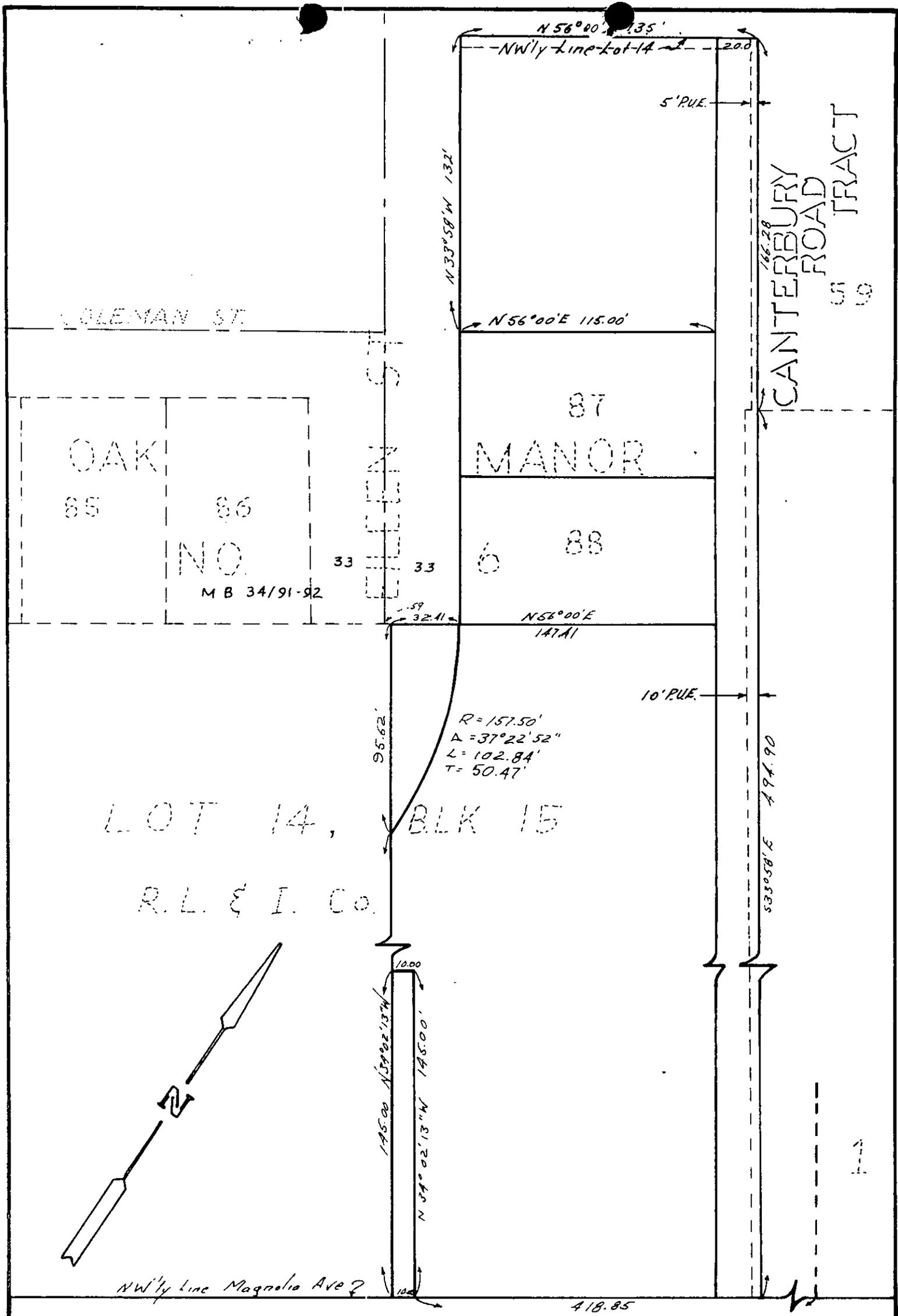
INSTRUMENT NO. 21141

(S) BY M.F. WANDER

BY

~~Ernest P. Cole~~

(S) JENNIE M. COLE  
Jennie M. Cole



CITY OF RIVERSIDE, CALIFORNIA

PLAT OF PARCEL(S) DESCRIBED  
IN THE ATTACHED DOCUMENT

This plat is solely an aid in locating the parcel(s) described in the attached document. It is not a part of the written description therein.

SCALE: 1" = 50'

DRAWN 9/28/62 BY EJS

SUBJECT TR/S 691

4562